

City of Scottsdale
Planning Commission Pre-application Meeting Request
General Guidelines

The City of Scottsdale's Planning Commission consists of seven (7) members appointed by the Scottsdale City Council. The Commission's task is to review, evaluate and approve rezoning requests, general plan amendments, use permits, abandonment's and Municipal Use master site plans.

The Planning Commission is a public hearing process that begins with a pre-application meeting between the applicant and City staff and moves forward through the public hearing process. The pre-application meeting is typically a 1-hour meeting in which the applicant meets with their assigned Project Coordinator to discuss the project request. This meeting provides the City and the applicant a more complete understanding of the size, scope and feasibility of the request.

The following are examples of requests requiring Planning Commission approval.

Rezoning Request

A request to rezone from current zoning designation to another.

General Plan Amendment

A request to change the general plan from current land use designation to another designation.

Use Permit

A request for a use listed as "conditionally permitted" in the zoning district.
(Live entertainment requests, after hours requests, weight-training facilities are a few)

Abandonment's

A request for the City to release its interest in public right of way, roadway easement and alleys.

Municipal Use Master Site Plan

A request for all City projects over 1 acre

Conditional Use Permit

A general list of uses (in residential districts and all other districts) that may require a conditional use permit.

Depending on the underlying zoning district of the site, a conditional use permit may be needed for your proposed project. Once you have reviewed the list, you can call (480) 312-7000 and ask staff to page the "Planner on Call" for further clarification or direction on your specific request.

In Residentially Zoned Districts	In All Other Zoned Districts
Cemetery	Adult Uses
Community Buildings & Recreational Facilities Not Publicly Owned	Amusement Park
Convent	Antique, Rare or Unused Auto Restoration
Farms & Ranches	Auction Gallery
Golf Course	Automated or Coin Operated Car Wash
Private Charter School	Automobile Rental or Leasing
Private Colleges & Universities	Automobile Sales, Use & New
Public Buildings other than a Hospital	Automotive & Boat Assembly
Public Utility Buildings	Automotive Center
Recreational Uses including Commercial Stables, Ranches & Tennis Clubs	Automotive Parts Store
Residential Health Care Facilities	Automotive Repair
Transmitting Antennas over 70'	Automotive Upholstery Shop
Wireless Communications (Type 4)	Bank
	Bar
	Bar & Cocktail Lounge Limited to Beer & Wine
	Beverage Bottling
	Big Box Development
	Boat Sales
	Broadcasting Station & Studio
	Bulk Cleaning & Laundry
	Bus Station
	Business School
	Carpet & Floor Covering Showroom
	Ceramics or Pottery Manufacturing
	Commercial Parking Lot
	Community Buildings & Recreational Facilities not Publicly Owned
	Corporate Headquarters which includes

	Residential Units
	Cosmetics Manufacturing
	Day Care Center
	Delicatessen
	Drive-In or Drive-Through Restaurant
	Drive-in Theater
	Equipment Sales, Rental & Storage Yard
	Food Processing & Preparation
	Funeral Home & Chapel
	Furniture Manufacturing or Refinishing
	Game Center
	Gasoline Service Station
	Health Studio
	Hospital
	Ice Plant
	Indoor Aquarium
	Internalized Storage
	Jewelry Design or Creation
	Kennel
	Live Entertainment
	Miniature Golf Course
	Motorcycle Sales
	Movie Theater
	Municipal Uses
	Off-Airport Heliport
	Outdoor Recreational Facilities Greater than 2 Acres
	Outdoor Sales Display Area
	Pharmaceuticals Manufacturing
	Planetarium
	Plant Nursery
	Plating or Replating
	Pool Hall
	Private Charter School
	Private Club
	Public Utility Buildings or Service Yard
	Recreational Vehicle & Camper Sales
	Research & Development Facilities
	Residential Health Care Facility
	Restaurant in a Neighborhood Shopping Center
	Restaurant With Associated

	Microbrewery
	Seasonal Art Festival
	Self-service Car Wash
	Sports Arena
	Teen Dance Center
	Television or Radio Sending or Receiving Tower
	Tire Store excluding Retreading
	Towing Yard
	Unoccupied Recreational Vehicle Storage
	Wholesale Jewelry & Works of Art
	Wireless Communications (Type 4)